

061.A

0003

0010.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

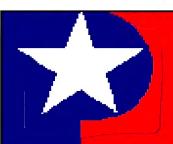
268,600 / 268,600

USE VALUE:

268,600 / 268,600

ASSESSED:

268,600 / 268,600

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
3		COLONIAL VILLAGE DR, ARLINGTON

OWNERSHIP

Unit #: C10

Owner 1: CRONIN WILLIAM E JR

Owner 2:

Owner 3:

Street 1: 327 LOWELL ST

Street 2:

Twn/City: LEXINGTON

St/Prov: MA Cntry Own Occ: N

Postal: 02420 Type:

PREVIOUS OWNER

Owner 1:

Owner 2:

Street 1:

Twn/City:

St/Prov: Cntry

Postal:

NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1962, having primarily Brick Exterior and 669 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R5	APTS LOW		water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6021																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description
102	0.000	268,600			268,600	
Total Card	0.000	268,600			268,600	Entered Lot Size
Total Parcel	0.000	268,600			268,600	Total Land:
Source:	Market Adj Cost		Total Value per SQ unit /Card:	401.49	/Parcel: 401.49	Land Unit Type:

Total Card / Total Parcel
268,600 / 268,600
268,600 / 268,600
268,600 / 268,600

User Acct	127222
GIS Ref	
GIS Ref	
Insp Date	
10/19/17	

USER DEFINED	Prior Id # 1: 127222
PRINT	Date Time
12/30/21	02:03:20
LAST REV	Date Time
10/19/17	14:42:13
	danam
	5356
	ASR Map:
	Fact Dist:
	Reval Dist:
	Year:
	LandReason:
	BldReason:
	CivilDistrict:
	Ratio:

SALES INFORMATION

TAX DISTRICT		PAT ACCT.							
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	16071-60		3/1/1985		74,900	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
10/19/2017	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH							
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average			648-0742, Building Number 3.											
Sty Ht: 1	- 1 Story			A Bath:	Rating:														
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:														
Foundation: 1 - Concrete				A 3QBth:	Rating:														
Frame: 1 - Wood				1/2 Bath: 0	Rating: Average														
Prime Wall: 7 - Brick				A HBth:	Rating:														
Sec Wall: %				OthrFix:	Rating:														
Roof Struct: 2 - Hip				OTHER FEATURES															
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Average														
Color: BRICK				A Kits:	Rating:														
View / Desir: 3RD - 3RD FLOOR				Fpl: 0	Rating: Average														
GENERAL INFORMATION				WSFlue:	Rating:														
Grade: C - Average				CONDOS INFORMATION															
Year Blt: 1962		Eff Yr Blt:		Location: R	- Rear														
Alt LUC:		Alt %:		Total Units:															
Jurisdict:		Fact: .		Floor: 3	- 3rd Floor														
Const Mod:				% Own: 0.657700002															
Lump Sum Adj:				Name: 9 - 6021															
INTERIOR INFORMATION				DEPRECIATION				REMODELING								RES BREAKDOWN			
Avg Ht/FL: STD				Phys Cond: AV	- Average			30. %	Exterior:				No Unit	RMS	BRS	FL			
Prim Int Wal 2 - Plaster				Functional:				%	Interior:				1	4	2	0			
Sec Int Wall: %				Economic:				%	Additions:										
Partition: T - Typical				Special:				%	Kitchen:										
Prim Floors: 4 - Carpet				Override:				%	Baths:										
Sec Floors: %				Total:	30.6 %				Plumbing:										
Bsmnt Flr:				CALC SUMMARY					Electric:										
Subfloor:				Basic \$ / SQ: 325.00					Heating:										
Bsmnt Gar:				Size Adj.: 1.39686096					General:										
Electric: 3 - Typical				Const Adj.: 1.16654992					Totals										
Insulation: 2 - Typical				Adj \$ / SQ: 529.590															
Int vs Ext: S				Other Features: 32734															
Heat Fuel: 1 - Oil				Grade Factor: 1.00															
Heat Type: 3 - Forced H/W				NBHD Inf: 1.00000000															
# Heat Sys: 1				NBHD Mod:															
% Heated: 100	% AC: 100			LUC Factor: 1.00															
Solar HW: NO	Central Vac: NO			Adj Total: 387030															
% Com Wal	% Sprinkled			Depreciation: 118431															
Depreciated Total: 268599				WtAv\$/SQ: 325.00					Juris. Factor: 1.00										
				AvRate: 529.590					Before Depr: 529.59										
				Final Total: 268600					Special Features: 0										
				Val/Su Net: 401.49					Val/Su SzAd: 401.49										
				Depreciated Total: 268599															
MOBILE HOME				Make: []				Model: []	Serial #:				Year: []	Color: []					
SPEC FEATURES/YARD ITEMS														PARCEL ID 061.A-0003-0010.0					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod/JFact	Juris. Value		
More: N				Total Yard Items: []				Total Special Features: []				Total: []				IMAGE			
AssessPro Patriot Properties, Inc																			